



**CITY OF ABSECON  
Municipal Complex  
500 Mill Road  
Absecon, New Jersey 08201**

**Carie A. Crone, RMC  
Municipal Clerk**

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**CITY COUNCIL**

**REGULAR MEETING**

**MAY 4<sup>TH</sup> 2023 6:30 PM**

**MINUTES**

**FLAG SALUTE**

**ROLL CALL**

**PRESENT:** Councilmembers Butch Burroughs, Sandy Cain, Richard DeRose, Betty Howell, Tommy Marrone, and Council President Nick LaRotonda

**ABSENT:** Councilman Steve Light & Mayor Kim Horton

**ALSO PRESENT:** City Administrator/CFO Jessica Thompson, City Engineer Ed Dennis, City Solicitor Bill Blaney Esq., Deputy City Clerk Mary Fetske, Police Chief J.R. Laughlin, Fire Official Tom Flynn

**STATEMENT OF THE SUNSHINE LAW & NOTIFICATION THAT THIS MEETING IS  
ELECTRONICALLY RECORDED**

**REGULAR MEETING AGENDA**

**2023 ORDINANCES FOR ADOPTION**

Motioned for the second reading of Ordinance #10-2023: Councilman Burroughs; Seconded: Councilwoman Cain

Roll Call: Burroughs – Yes; Cain – Yes; DeRose – Yes; Howell – Yes; Light – Absent; Marrone – Yes; LaRotonda – Yes

- 10** Bond Ordinance providing for various 2023 Capital Acquisitions and Improvements; appropriating \$1,245,000 therefore and authorizing the issuance of \$1,182,750 Bonds or Notes to finance part of the cost thereof.

Motioned to open the meeting to the public for comment or discussion of Ordinance #10-2023: Councilman DeRose; Seconded: Councilman Burroughs

All in Favor, None Opposed

*No Discussion.*

Motioned to close the public portion: Councilwoman Howell; Seconded: Councilwoman Cain  
All in Favor, None Opposed.

Motioned for the final reading and adoption of Ordinance #10-2023: Councilman Marrone;  
Seconded: Councilman Burroughs  
Roll Call: Burroughs – Yes; Cain – Yes; DeRose – Yes; Howell – Yes; Light – Absent; Marrone – Yes; LaRotonda – Yes

Ordinance #10-2023 has been heard and is finally approved.

## **2023 RESOLUTIONS - CONSENT AGENDA**

- 66** Appointing a Part-Time Fire Inspector, namely Raymond Conover.
- 67** Allowing for the Absecon Parent Teacher Organization's Annual City-Wide Yard Sale.
- 68** Authorizing Municipal Support for Roman Brother's Cannabis to receive a Class II Cannabis Manufacturer License from the New Jersey Cannabis Regulatory Commission to operate within the City of Absecon.

**Jessica Thompson:** Shared that the Roman Brothers have already been approved by the City for a Cultivation License, but now also would like to expand their operation to include manufacturing at the same facility. The City's Zoning allows such an operation, and it was already assumed for business to combine different classes.

**Council President LaRotonda:** Clarified that no additional buildings would be used for the cannabis-related purposes, as this building had already been approved for cultivation.

**Ed Dennis:** Specified that the building is at Pleasant Ave. and Mill Rd.

- 69** Land offer Resolution, to sell property known as Block 232, Lot 25, New Road, in the City of Absecon.
- 70** Approving the second Joinder Agreement allowing the City of Egg Harbor City to withdraw as a participant and including New Jersey American Water Company, Inc. as a new participant.

**J. Thompson:** Ordinance provided by the ACUA. Egg Harbor City sold their facility to NJ American Water, so NJ American Water must replace Egg Harbor City in an updated agreement with ACUA for its services. As a participant, the City must pass this Ordinance.

- 71** Authorizing the issuance of Certificate of Completion in Reference to "Redevelopment Agreement By and Between the City of Absecon as Redevelopment Entity and Absecon Urban Renewal, LLC

**Bill Blaney:** This Resolution is in regard to the Firestone facility located within the Redevelopment Area. Their lot was separated as a different phase of redevelopment and has since been completed. The current owners are aiming to sell the property, and so this Resolution verifies that all the requirements of the property have been completed. This Certificate of Completion will now also be attached to the deed to show that the terms of the agreement have been fulfilled. The owners provided the City a maintenance bond and paperwork in regard to their design plans to earn approval. The City has done all it needs to do to make sure the properties have complied to the necessary terms.

**Ed Dennis:** Clarified that, although the current property owner is selling the property, there has been no indication that Firestone will be shut down or replaced.

## **PUBLIC PORTION** – (Agenda items only)

**Motioned to open to the public:** Councilwoman Cain; Seconded: Councilman Burroughs  
All in Favor, None Opposed.

*No Discussion.*

**Motioned to close to the public:** Councilwoman Howell; Seconded: Councilman Burroughs  
All in Favor, None Opposed.

**CONSENT AGENDA:** All matters listed under item, Consent Agenda, are considered to be routine by the City Council and will be enacted by one motion in the form listed. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be discussed separately.

**Council President LaRotonda read Resolutions #66-71 by title.**

**Motioned to move the Consent Agenda:** Councilwoman Howell; Seconded: Councilwoman Cain  
Roll Call: Burroughs – Yes; Cain – Yes; DeRose – Yes; Howell – Yes; Light – Absent; Marrone – Yes; LaRotonda – Yes

### **APPROVAL OF BILL LIST – \$ 2,598,109.77**

Motioned to accept: Councilman DeRose; Seconded: Councilwoman Cain  
Roll Call: Burroughs – Yes; Cain – Yes; DeRose – Yes; Howell – Yes; Light – Absent; Marrone – Yes; LaRotonda – Yes

### **APPROVAL OF MINUTES**

Regular Meeting Minutes – 4/20/23

Closed Session as to form and content only – 4/6/23

Motioned to accept: Councilman DeRose; Seconded: Councilman Burroughs

Roll Call: Burroughs – Yes (4/20), Abstain (4/6); Cain – Yes; DeRose – Yes; Howell – Yes; Light – Absent; Marrone – Yes; LaRotonda – Yes

## **REPORTS**

**Councilman Marrone – Economic Development:** Met the prior night and were joined by three residents and Chief Laughlin. One of the attending residents discussed potentially opening a coffee shop. He and Councilwoman Cain assured the interested individual that they would do all that they can to help them in accomplishing their entrepreneurial goal. Discussion also pertained to the possibility of having an Absecon Farmer's Market. Attended the recent Absecon Green Team meeting, and spoke with Absecon Green Team Co-Chair Christina Seel about Farmers Market, it was decided that it was likely too late in the year to get a recurring Farmer's Market implemented in 2023, but C. Seel suggested having a soft opening, for example, having one Farmer's Market sometime in autumn perhaps. Topics of conversation also included local cannabis-related business, and what current hold-ups are with the State. Announced, that as a newer Councilmember, would like to meet those who are opening cannabis-related businesses in order stay informed of their operating updates. Also discussed the rejuvenation of New Jersey Ave. Reviewed past efforts taken, as well as ideas for the future.

**Councilwoman Cain – Finance Committee:** Have not met since last Council Meeting. Next meeting will be May 18<sup>th</sup> at 5:30PM at City Hall. Everyone is welcome.

**Councilwoman Howell – Community Affairs Committee:** On behalf of American Legion Commander Kevin Sedlak, shared that the American Legion held a benefit concert featuring Silver Wings last Sunday at Legion Hall, raising \$1,055. The American Legion is giving the \$1,055 raised, as well as their own donation of \$455 (\$1,510 total) to the Military Suicide Prevention Program at Fort Dix. Praised the American Legion for supporting the community and veterans. Announced that the American Legion's annual Clambake will be June 24<sup>th</sup>. The Senior Brunch will be on May 20<sup>th</sup> from 10:30AM-1:30PM at the Lion's Blind Center. Brunch includes Bingo and an Elvis impersonator. Any Senior Citizens planning to attend, please call the number listed on the website's flyer and register. The Memorial Day Parade will be May 29<sup>th</sup> and will include the Bike Brigade with the awarding of the most patriotic children's bikes. Everyone is encouraged to attend.

**Councilman DeRose – Public Safety Committee:** Have not met since last Council Meeting. Next Public Safety Meeting will be May 16<sup>th</sup> at 6PM. In regard to Absecon's Green Team, Co-Chairs Alex Perri and Christina Seel held their first meeting, which was a success, with about 20 people in attendance. Congratulated the Team and is looking forward to seeing what they accomplish. In honor of International Firefighter Day, thanked Absecon firefighters.

**Councilwoman Howell:** Thanked everyone who attended the City's Annual Earth Day clean-up and shredding event. Anticipate that two more clean-ups will be held this year.

**Councilman Burroughs – Public Works Committee:** Have not met since last Council Meeting. Next meeting will be May 16<sup>th</sup> at 3:30PM. All are welcome.

**J. Thompson – City Administrator/CFO:** The City's Summer Concert Schedule, as well as the most recent Newsletter, have been posted on the City's website. Was contacted by the ACUA to be informed that Yard Waste ran late last week (about a day behind).

**E. Dennis – City Engineer –** Reminded the public that surveyors have been around the City surveying for the Road Program, Streetscape Project on New Jersey Ave., sidewalk on Mill Rd., and Heritage Park water and sewer lines. Several projects are included in the Bond Ordinance which was approved tonight, so once that clears, will get started on the Capital Program and Engineering Projects for 2023.

**Councilman DeRose:** Reminded the public that, although unmentioned in The Press, the City kept their taxes flat this year.

**Chief Laughlin – Police Department:** Within the past few days, Atlantic City Electric has begun swapping out meters. The workers are knocking at residents' doors, however, if unanswered, they will still go directly to the meter to do the required work.

**Councilwoman Cain:** Shared that two gentlemen visited her house the day prior. Indicated that they left a flyer to inform her they were there.

**Councilwoman Howell:** Commented how the company sent out advance notices.

**Chief Laughlin:** Informed public that the employees are driving white pickups that have the contractor's logo and "Atlantic City Electric" displayed on its side. The workers are properly equipped with fluorescent vests and official badges.

**Councilwoman Howell:** Reminded residents that this service will not cost them anything.

**Councilwoman Cain:** Assured the public that the workers were very nice and helpful. Was home when they worked on her house and observed that it only took about three minutes for the electricity to turn back on. Her microwave wasn't turning on, so the workers came in to check the plugs and got the appliance working right away. In the case that there is, in fact, an issue with any appliance (as a result of their work), there is paperwork that may be submitted.

**Council President LaRotonda:** Asked E. Dennis if there were plans to address the retaining pond near the multi-use field which has expanded even further beyond the fence as a result of the recent torrential rain.

**E. Dennis:** Stated that Lloyd Jones of Public Works has plans to do remediation on that basin, however is unaware of the exact schedule for that. Indicated he could check in with L. Jones.

**J. Thompson:** Notified the public that Atlantic City Electric, in addition to the meter work, is trimming tree branches around their electric lines and wires.

**Councilman Marrone:** Asked whether the City had received any literature or information of any kind from NJ American Water regarding self-reporting.

**J. Thompson:** No.

**Councilman Marrone:** Reminded public that, for NJ American Water's upcoming project, a significant amount of time, money, and energy will be saved if the residents of Absecon go onto NJ American Water's website and use the self-report option to identify what kind of water service your residence uses. If it's lead or galvanized, NJ American Water will install a replacement at no cost to the taxpayer. Strongly encouraged residents to use the self-report option to save the company from having to approach each house individually in order to acquire the necessary information. Councilman Light used the self-report option and indicated it took him less than five minutes to complete.

## **PUBLIC PORTION**

Motioned to open to the public: Councilman Marrone; Seconded: Councilwoman Cain  
All in Favor, None Opposed.

**Marianne Hicks – 19 School Street:** In regard to NJ American Water replacement project, asked whether this applies to renters.

**Councilman Marrone:** The State wants all lead pipes removed, so regardless of whether the residence is housing renters or homeowners, the pipes will be replaced.

**E. Dennis:** Echoed Councilman Marrone in explaining that state law requires utility to replace all lead and galvanized pipes, regardless of the tenant situation.

**Alex Perri – 620 Yarmouth Avenue:** Announced that the recent Green Team Meeting was a great success. Plan to continue meeting on the first Tuesday in each month, likely at 6PM. Twenty people were in attendance, including seven out of the ten Advisory Committee Members, and three Councilmembers. They collected names and numbers of individuals interested in joining the Green Team's. Will continue looking to build solid group of volunteers. Discussed the Team's goals and ideas. The three ideas that garnered the most interest included (1) water-bottle filling stations, (2) Heritage Park improvements, and (3) a community garden. Looking forward to working with the Council Liaisons in order to accomplish their goals and work towards initiatives. During their discussion, it was mentioned that the ACUA might possibly offer grant funding for water-bottle filling stations. Asked the City whether they would be willing to have these stations installed and whether any City employees would be able to install them. Showed Councilman DeRose a potential site for a

community garden. Would like to get started implementing improvement around Heritage Park. First goal for Heritage Park is the removal of invasive plant species. Interested in renting a dumpster so that invasive plant material could be relocated out of the city. Questioned whether Public Works would be able to dump some of their compost on the bare areas in Heritage Park so that reseeding efforts could be made. Asked whether Council has considered his suggestion that they establish an Environmental Commission.

**Council President LaRotonda:** Thanked A.Perri and the other members of the newly formed Green Team for their efforts.

**Jackie Howell** – 605 Bayview Drive: Provided an update that her two previous issues with ABTV have been fixed. Announced, with joy and relief, that the paving on E. Wyoming Ave. was complete. Expressed her thanks.

Motioned to close to the public: Councilman Burroughs; Seconded: Councilwoman Cain  
All in Favor, None Opposed.

### **CLOSED SESSION - #72-2023 - Contract Negotiations**

**B. Blaney:** In accordance with the Open Records Act N.J.S.A. 10:4-6, the City Council went into Closed Session. Explained the reason to go into Closed Session is to discuss contract negotiations, so there will not be any action taken after.

Motioned to enter Closed Session: Councilman DeRose; Seconded: Councilwoman Howell  
All in Favor, None Opposed.


(Closed Session)

Motioned to adjourn Closed Session and re-enter the meeting: Councilman DeRose; Seconded: Councilman Marrone  
All in Favor, None Opposed.

### **ADJOURNMENT**

Motioned to adjourn: Councilman DeRose; Seconded: Councilman Marrone  
All in Favor, None Opposed.

Respectfully submitted,

  
Carie A. Crone, City Clerk

Approved: 5/18/23